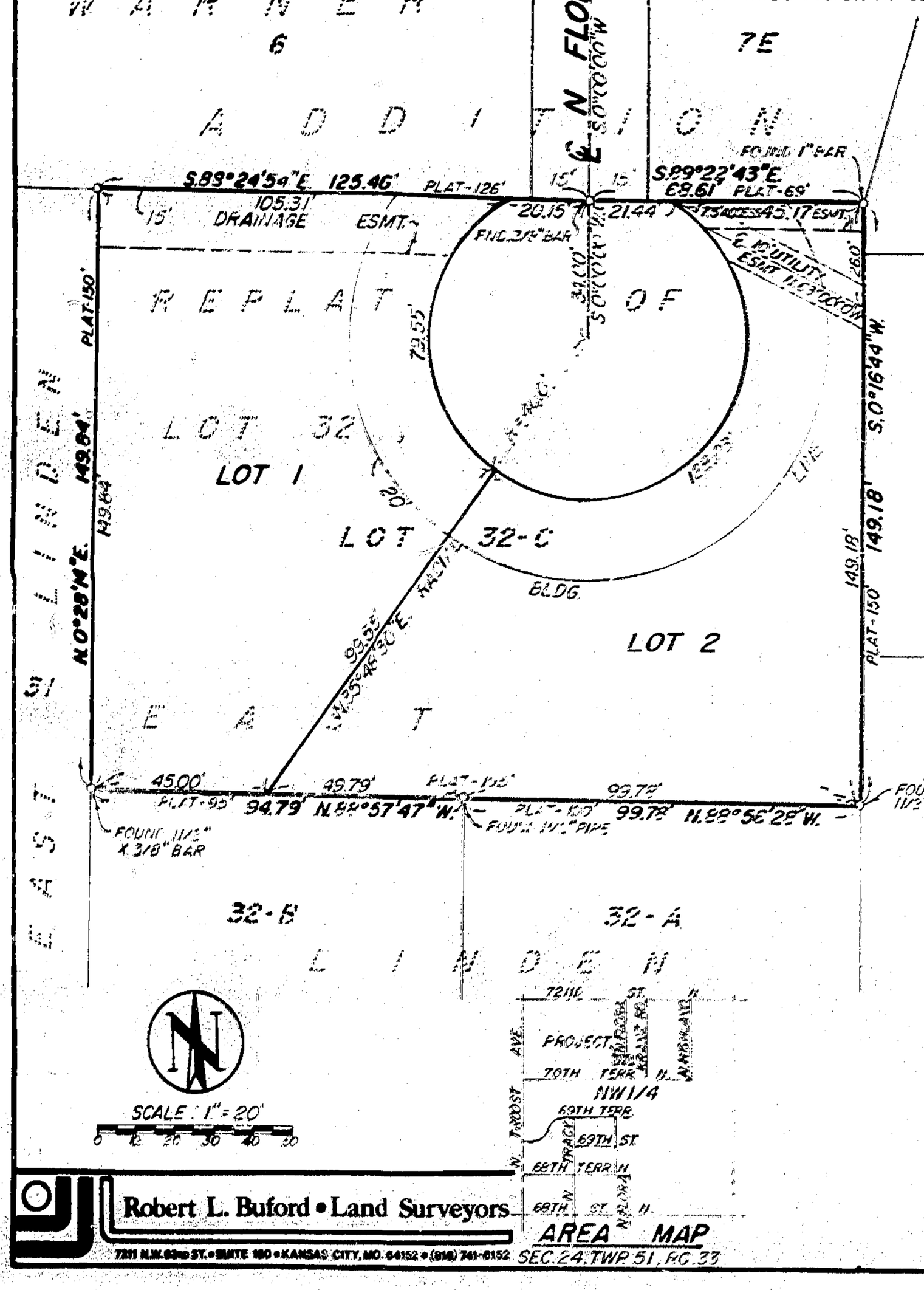
G 32846

REPLAT OF LOT 32-C OF THE REPLAT OF LOT 32, EAST LINDEN.

A SUBDIVISION IN GLADSTONE, CLAY COUNTY, MISSOURI.



AREA MAP
SEC. 24 TWP. 51 RG. 33

Robert L. Buford • Land Surveyors
7211 N.W. 83rd ST. • SUITE 160 • KANSAS CITY, MO. 64152 • (816) 741-6152

DESCRIPTION

A replat of all of Lot 32-C, REPLAT OF LOT 32, EAST LINDEN, a subdivision of land in the City of Gladstone, Clay County, Missouri, according to the recorded plat thereof.

DEDICATION

The undersigned owner of the above described tract of land has caused the same to be subdivided in the manner as shown on the accompanying plat, which subdivision and plat shall be hereafter known as:

REPLAT OF LOT 32-C OF THE REPLAT OF LOT 32, EAST LINDEN

BUILDING LINES: Building lines or setback lines are hereby established as shown on the accompanying plat and no building or portion thereof shall be built between this line and the street line.

EASEMENTS: An easement is hereby granted to Gladstone, Missouri, and to the utility companies franchised to operate in Gladstone, Missouri for the purpose of locating, constructing, operating, and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV, and surface drainage, including, but not limited to, underground pipes, and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, and along the strips of land designated utility easement (U/E). Where other easements are designated for a particular purpose, the use thereof shall be limited to that purpose only. All the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction and proper, safe, and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences), nor shall there be any obstruction to interfere with the agents and employees of Gladstone, Missouri, and its franchised utilities from going upon said easement and as much of the adjoining lands as may be reasonable necessary in exercising the rights granted by the easement. No excavation or fill shall be made or operation of any kind or nature shall be performed which will reduce or increase the earth coverage over the utilities above stated or the appurtenances thereto without the written approval of the Director of Public Works.

STREETS: The streets shown on this plat and heretofore not dedicated to public use as thoroughfares, are hereby so dedicated.

IN WITNESS WHEREOF: Carl E. Blackburn and Norma J. Blackburn, husband and wife, have caused these presents to be executed this 1st day of March, 1989.

Carl E. Blackburn — Husband
Norma J. Blackburn — Wife

STATE OF MISSOURI }
} SS:
COUNTY OF CLAY }

Be it remembered that on this 1st day of March, 1989, before me, the undersigned, a Notary Public in and for the County and State above mentioned, came Carl E. Blackburn and Norma J. Blackburn, who are personally known to me to be the same persons who executed the within instrument of writing and acknowledged that they executed the same as their own free act and deed.

IN WITNESS WHEREOF: I have hereunto set my hand and affixed my Notarial Seal at my office in Clay County, Missouri, on the date herein last above written.

PATRICIA E. GEALE
NOTARY PUBLIC STATE OF MISSOURI
CLAY COUNTY
MY COMMISSION EXP. SEPT. 25, 1990

My commission expires: Sept. 25, 1990

Notary Public

CITY PLAN COMMISSION
GLADSTONE MISSOURI

Approved 2-21-89

Don Hathaway, Jr. — Chairman

Filed for Record this 16 day of March, 1989 at 3:00 P.M. and recorded in Book 24 at page 24
WILLIE E. MORRISSEY, RECORDER
By Mary Ann L. Deputy

10/14/39 9m
Plat Bk 24

CITY COUNCIL
GLADSTONE, MISSOURI

This is to Certify that the within plat was duly submitted to and approved by the City Council of Gladstone, Missouri by Ordinance No. 2417, duly authenticated as passed this 27 day of February, 1989.

Larry Whitton — Mayor
Marilyn F. Ahnefeld — City Clerk

This plat and survey of REPLAT OF LOT 32-C OF THE REPLAT OF LOT 32, EAST LINDEN, was conducted by R.L. Buford & Associates, Inc., 7211 NW 83rd Street, Suite 160, Kansas City, Missouri 64152

I HEREBY CERTIFY; that the plat of REPLAT OF LOT 32-C OF THE REPLAT OF LOT 32, EAST LINDEN subdivision is based on an actual survey made by me or under my direct supervision and that said survey meets or exceeds the current "Minimum Standards for Property Boundary Surveys" as established by the Department of Natural Resources, Division of Geology and Land Survey of the State of Missouri. I further certify that I have complied with all statutes, ordinances and regulations governing the practice of surveying and the platting of subdivisions to the best of my professional knowledge and belief.

2-28-89 — Date
Signed: Robert L. Buford PLS #1400

http://www.ClayCoGov.com
Clay County, Missouri
Land Survey Document